

83667

07-01-94X10:52 RCVD

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That
 Douglas S. Irvine, a married man is his sole and separate property
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 Julie Irvine, a married woman as her sole and separate property hereinafter called
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and
 assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 19 and 20 of Block 71, Bowne Addition To The City Of Bonanza, according
 to the official plat thereof on file in the office of the County Clerk of
 Klamath County, Oregon. Klamath County Tax Account #3911-010cc-01600

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
 And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that
 grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that
 grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims
 and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0
 However, the actual consideration consists of or includes other property or value given or promised which is
 the whole consideration (indicate which) (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical
 changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 1st day of April, 1994;
 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by
 order of its board of directors.

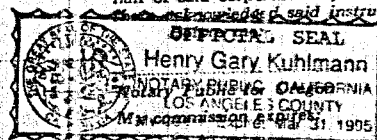
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
 SCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND
 USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING
 THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE
 PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR
 COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

CALIF.
 STATE OF OREGON, } ss.
 County of Los Angeles }
 6-12, 1994

Personally appeared the above named
 Douglas S. Irvine

and acknowledged the foregoing instru-
 ment to be his voluntary act and deed.

Before me
 (OFFICIAL SEAL)
 Notary Public for Oregon
 My commission expires:



(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

Douglas Irvine
 2620 Carnegie Ln. A
 Redondo Bch, CA. 90278
 GRANTOR'S NAME AND ADDRESS

Julie Irvine
 1301 Lynngrove Dr.
 Manhattan Bch, CA. 90266
 GRANTEE'S NAME AND ADDRESS

After recording return to:
 Julie Irvine
 1301 Lynngrove Dr.
 Manhattan Bch, CA. 90266
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

NAME, ADDRESS, ZIP

SPACE RESERVED
 FOR
 RECORDER'S USE

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-
 ment was received for record on the
 1st day of July, 1994
 at 10:52 o'clock A.M., and recorded
 in book/reel/volume No. M94 on
 page 20518 or as fee/file/instru-
 ment/microfilm/reception No. 82667,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Riehn, County Clerk
 NAME TITLE

Deputy

Fee \$30.00